

SNAPSHOT of HOME Program Performance--As of 12/31/10 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 93				
% of Funds Committed	98.27 %	96.49 %	29	96.48 %	68	63	
% of Funds Disbursed	85.20 %	88.28 %	57	89.00 %	21	26	
Leveraging Ratio for Rental Activities	3.22	5.83	58	4.81	31	36	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	77.63 %	1	83.25 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	65.81 %	70.30 %	49	70.99 %	31	30	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	72.41 %	81.96 %	74	81.75 %	18	21	
% of 0-30% AMI Renters to All Renters***	29.89 %	41.30 %	65	45.84 %	19	23	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	93.10 %	96.50 %	66	96.12 %	18	21	
Overall Ranking:			In State: 42 / 93		Nationally: 33 39		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$61,142	\$36,975		\$27,889	87 Units	14.10 %	
Homebuyer Unit	\$31,169	\$21,536		\$15,632	409 Units	66.20 %	
Homeowner-Rehab Unit	\$69,728	\$27,502		\$21,037	122 Units	19.70 %	
TBRA Unit	\$0	\$2,232		\$3,206	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): San Joaquin County CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$64,819	\$124,711	\$70,152
State:*	\$141,290	\$116,319	\$28,818
National:**	\$99,461	\$78,568	\$23,907

CHDO Operating Expenses:
(% of allocation)

PJ: 0.2 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.09

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	46.9	23.5	49.2	0.0
Black/African American:	4.9	4.4	9.0	0.0
Asian:	0.0	3.4	0.8	0.0
American Indian/Alaska Native:	0.0	1.2	1.6	0.0
Native Hawaiian/Pacific Islander:	0.0	0.5	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	1.7	3.3	0.0
Asian/Pacific Islander:	1.2	5.6	3.3	0.0

ETHNICITY:

Hispanic	46.9	59.2	32.8	0.0
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HOUSEHOLD SIZE:

1 Person:	37.0	8.3	34.4	0.0
2 Persons:	18.5	13.0	26.2	0.0
3 Persons:	9.9	20.8	14.8	0.0
4 Persons:	12.3	23.7	13.1	0.0
5 Persons:	14.8	18.1	5.7	0.0
6 Persons:	6.2	11.5	2.5	0.0
7 Persons:	1.2	3.2	1.6	0.0
8 or more Persons:	0.0	1.2	1.6	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	8.6	15.6	24.6	0.0
Elderly:	29.6	0.7	36.1	0.0
Related/Single Parent:	42.0	20.0	15.6	0.0
Related/Two Parent:	18.5	59.4	20.5	0.0
Other:	1.2	2.9	3.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	13.6	0.5 [#]
HOME TBRA:	0.0	
Other:	8.6	
No Assistance:	77.8	

of Section 504 Compliant Units / Completed Units Since 2001 6

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): San Joaquin County

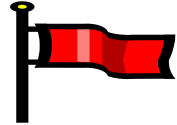
State: CA

Group Rank: 33
 (Percentile)

State Rank: 42 / 93 PJs

Overall Rank: 39
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	65.81	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	72.41	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	93.1	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	2.95	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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